

Item: \_\_\_\_\_  
Fiscal Impact: N/A  
Funding Source: N/A  
Account #: N/A  
Budget Opening Required: ☐

**ISSUE:**

An ordinance updating West Valley City's General Plan.

**SYNOPSIS:**

This ordinance will adopt the West Valley City General Plan Update, *Vision West 2030*. The last comprehensive General Plan update was adopted in 2000. Since that time, many changes have occurred in the City that necessitate another comprehensive update. Furthermore, this update satisfies one of the goals established for the Planning and Zoning Division in the City's 2007-2008 strategic planning efforts.

**BACKGROUND:**

Since 2000, a number of significant changes have occurred in West Valley City, prompting the City Council to direct staff to update the General Plan. Some of these changes include:

- The City's population has grown by approximately 16,000.
- About 4,500 new housing units have been constructed.
- The State selected the preferred alignment for the Mountain View Corridor and began to purchase right-of-way for the facility.
- The alignment for the West Valley light rail line was approved and construction began in 2008.
- The State's first bus rapid transit system was built in West Valley City.
- To create a downtown for the City, the City Center Vision Plan and City Center Zone were adopted and the City began purchasing property within City Center.
- The Valley Fair Mall renovation began in 2007.

The general plan is a comprehensive and advisory document that provides a broad overview of the City's path into the future regarding housing, employment, recreation, transportation, and land use decisions. The Plan in and of itself does not provide specific regulations, directives, or incentives. The City uses many other tools such as specific area plans, zoning amendments, City Council resolutions, and capital improvement projects to apply the principles contained in the General Plan.

The development of the proposed General Plan included outreach to the general public, other City departments, affected entities such as UDOT and UTA, and City residents. Throughout the process, City staff held 60 public meetings, including task force meetings, Planning Commission and City Council study sessions and public meetings, meetings held for the public in West Valley City's opportunity corridors, and Citywide public open houses. A copy of the General Plan and General Plan Map will be delivered to each member of the City Council.

**RECOMMENDATION:**

The Planning Commission recommends approval to the City Council.

**SUBMITTED BY:**

Joseph Moore, CED Director  
Francis Xavier Lilly, Long Range Planner